



POINT RUSTON BUILDING 5

*Multiple retail and office spaces
for lease in the waterfront Point
Ruston shopping center*

4924 MAIN ST, RUSTON, WA 98407

POINT RUSTON | BUILDING 5

*Multiple retail and office spaces
available now with signage in the
heart of Point Ruston*

2.5 mile waterfront promenade at Point Ruston
attracts locals and visitors

Restaurants and cafes along Ruston Way

Visitors enjoy a variety of cuisines and
outdoor dining

Located among a diverse mix of tenants

12,688 CPD on Ruston Way

Minutes from Point Defiance Park with views of
Puget Sound

Over 200,000 SF of retailers at Point Ruston

2,700,000 visitors to Point Ruston in the last
12 months

1,372 parking stalls

AVAILABILITY

	10,865 SF	
1ST FLOOR RETAIL	(Suite A 5,000 SF Suite B 6,000 SF)	Call for rate
2ND FLOOR OFFICE	9,872 SF	Call for rate
3RD FLOOR OFFICE	7,755 SF	Call for rate



POINT RUSTON SHOPS

TENANTS

Bldg	Tenant
1A	Century Residences 95 Units
1A	Cinemark
1A	Stack 571
1A	Jewel Box
1A	Mio Sushi
1B	Wildfin
2A	Copperline 268 Units
2A	Grit City Wellness
2A	Anthem Coffee
2B	Copperline Apartments

Bldg	Tenant
3A/B	Baker Condominiums 162 Units
4A/B	Rainier Condominiums 200 Units
5	AVAILABLE
6A/B	GenCare Lifestyle 159 Units
7A/B	Village on Main Apartments 200 Units Retail AVAILABLE
7A	Sincere by Purpose
7A	Escape Hour
7A	ELM Candle Bar

Bldg	Tenant
7A	Manic Mermaid
7A	Vacant
7A	La Maison Pilates
7B	Vacant
7B	Edward Jones
8	Available
9N/S	Under Construction
10A	Proposed future development
10B	Proposed future development
10C	Proposed future development

Bldg	Tenant
11A	Ruston Market
11B	Under Construction
12	Proposed future development
13	Proposed future development
14A	Proposed future development
14B	Proposed future development
15A	Proposed future development
15B	Proposed future development
15C	Proposed future development
16	Proposed future development

Bldg	Tenant
17	Silver Cloud Hotel
18A	Pink Polish
18A	Bo Ran Royal Thai Cuisine
18A	Ice Cream Social
18A	Guppies
18B	Farrelli's Pizza
18B	Purpose Boutique
18B	Intaglio Salon
8	Rebels & Lovers
8	Multicare Indigo Urgent Care



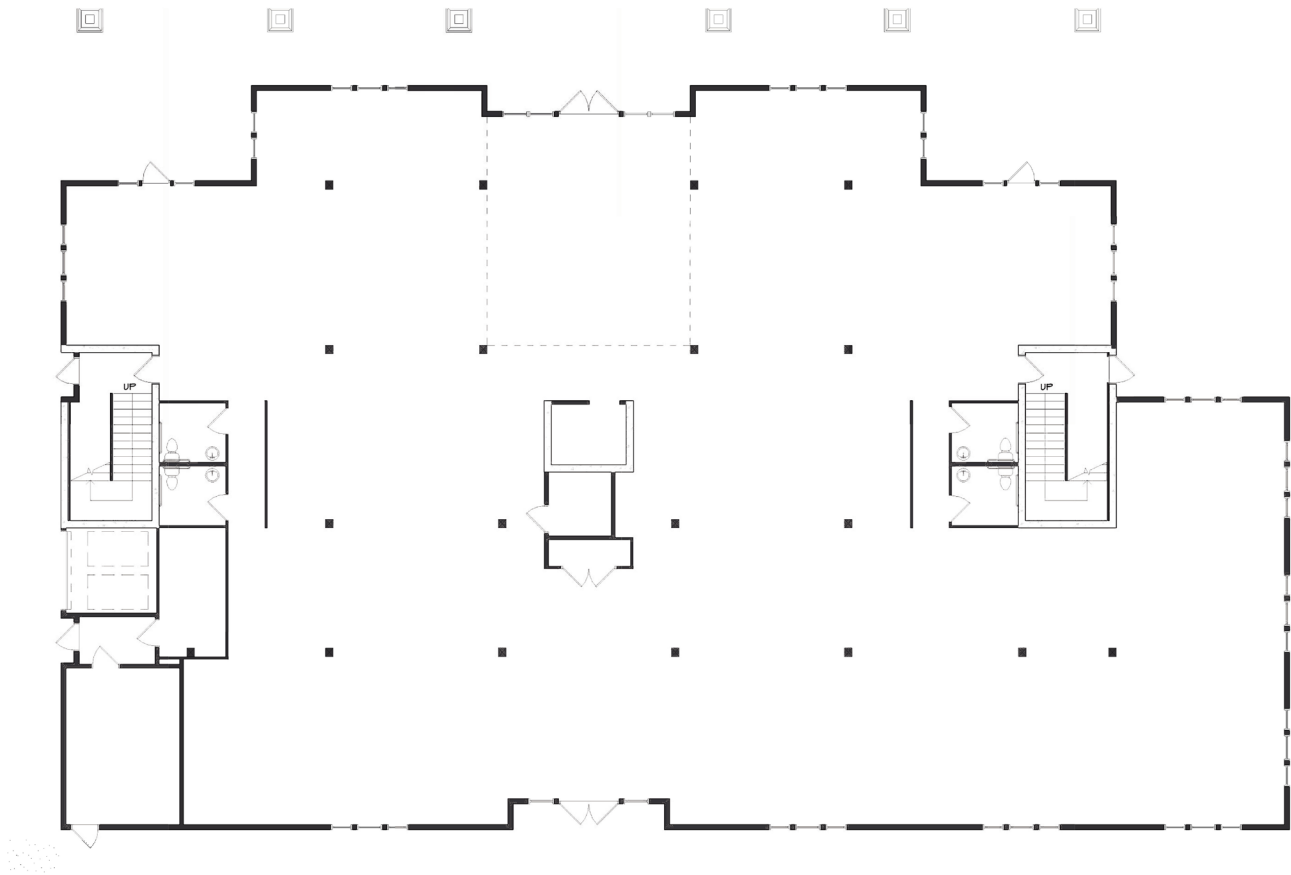
FIRST FLOOR PLAN

10,865 SF

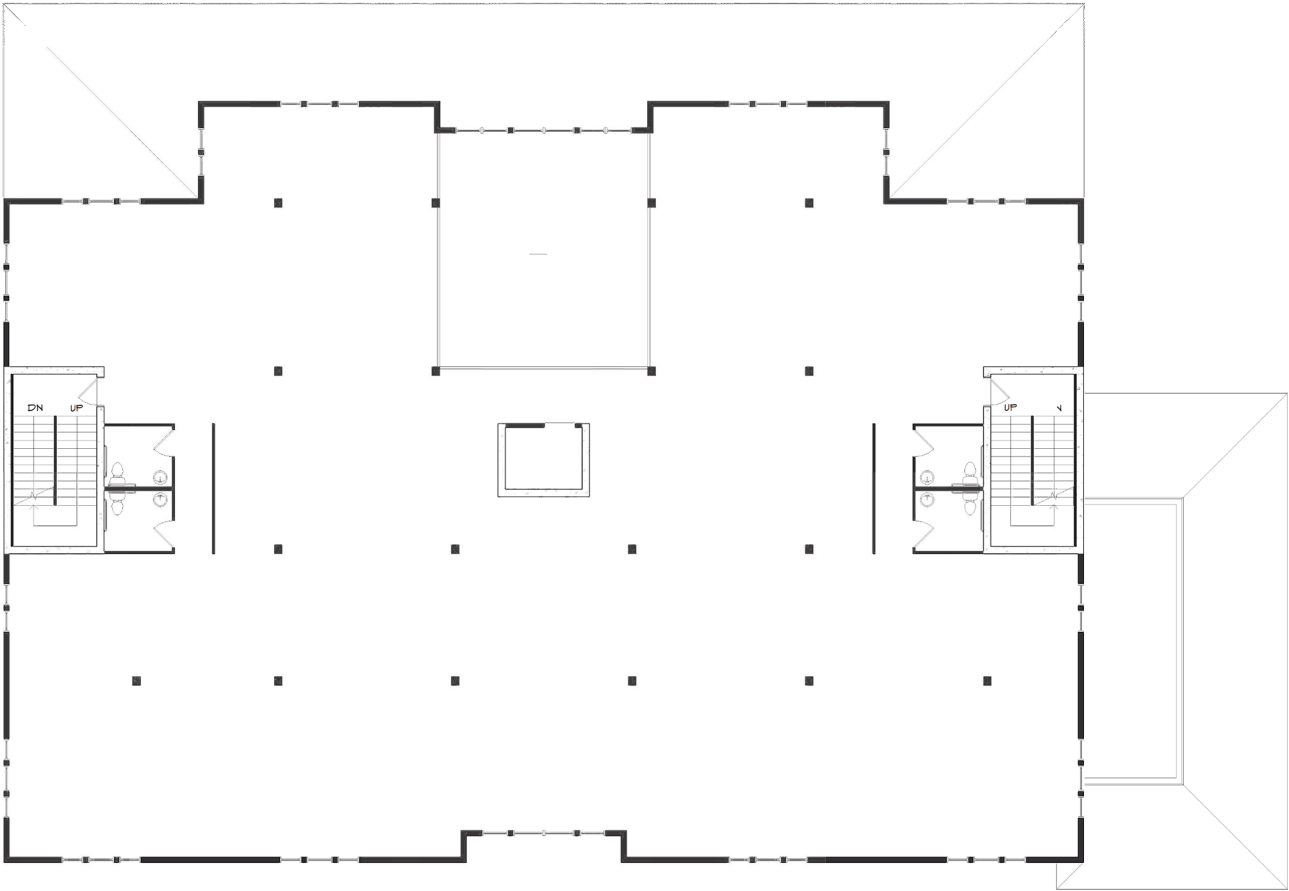
CAN BE DEMISED

CALL

FOR RATES



SECOND FLOOR PLAN



9,872 SF

AVAILABLE

CALL

FOR RATES

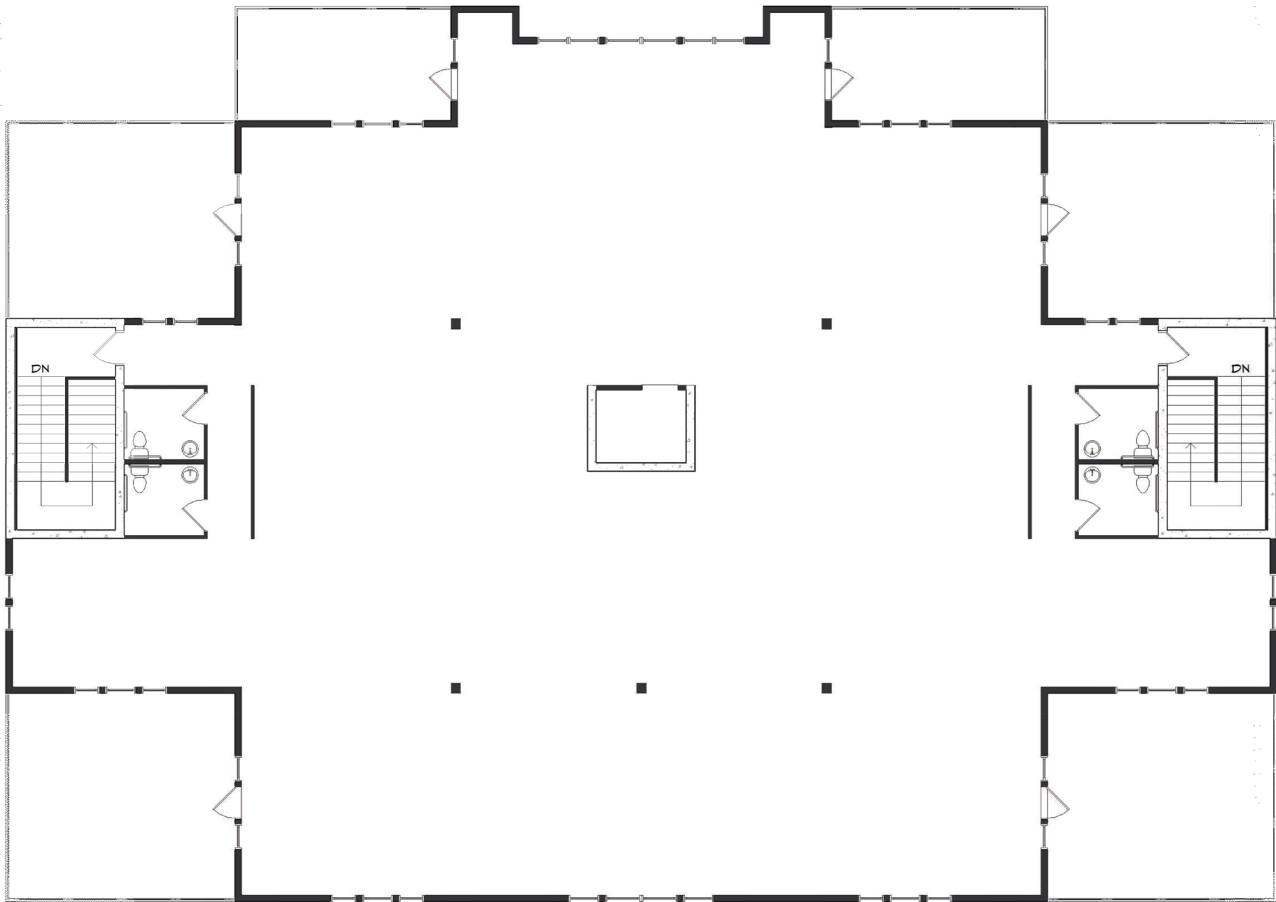
THIRD FLOOR PLAN

7,755 SF

AVAILABLE

CALL

FOR RATES



DEMOGRAPHICS

POPULATION

	1 Mile	3 Miles	5 Miles
2010 CENSUS	9,590	35,424	82,869
2020 CENSUS	11,373	39,107	91,797
2025 ESTIMATED	11,510	39,481	103,699
2030 PROJECTED	12,319	40,636	109,358

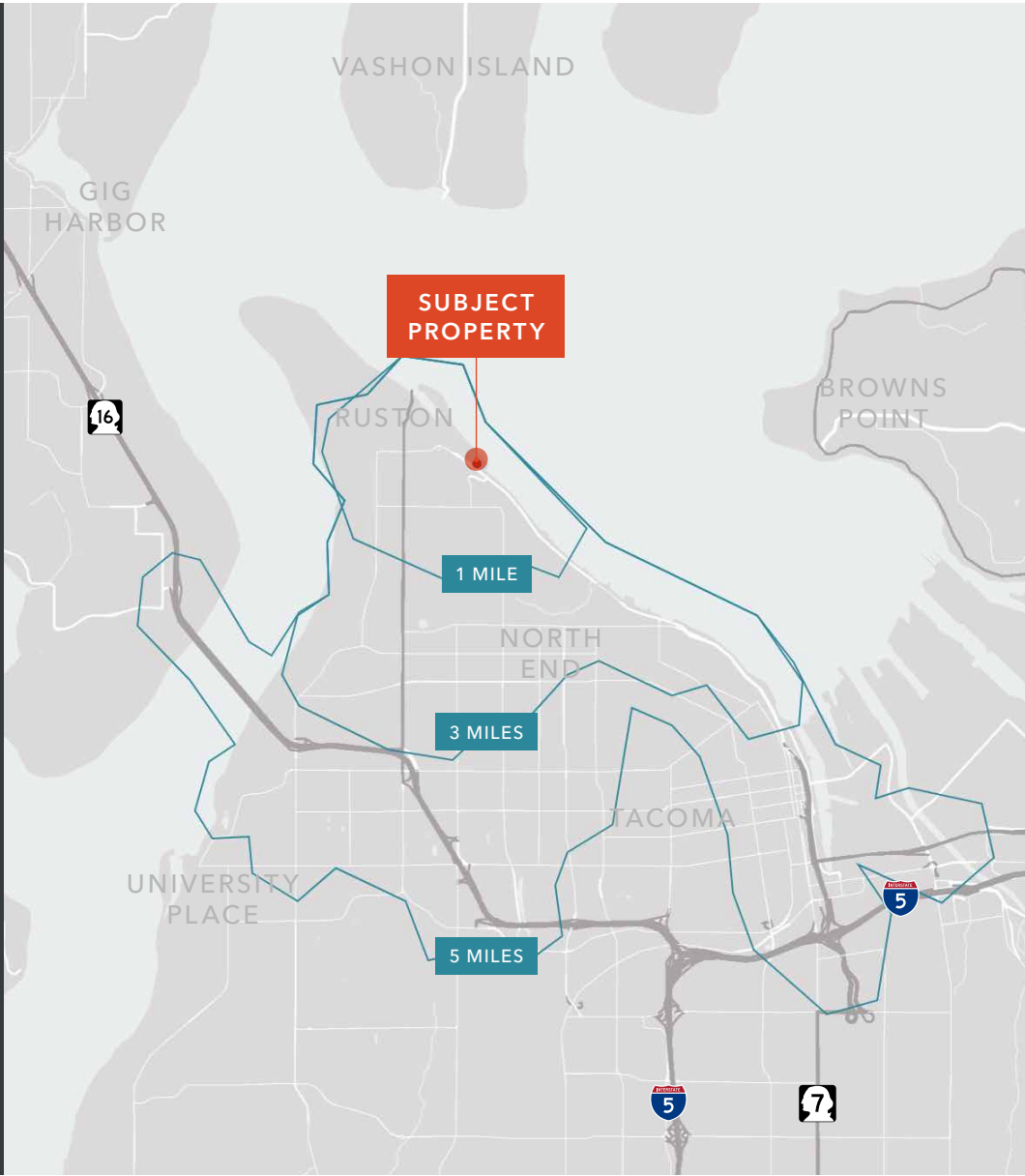
MEDIAN AGE & GENDER

	1 Mile	3 Miles	5 Miles
MEDIAN AGE	43.7	43.0	39.4
% FEMALE	50.7%	51.7%	48.1%
% MALE	49.3%	48.3%	51.9%

HOUSEHOLD INCOME

	1 Mile	3 Miles	5 Miles
2025 MEDIAN	\$115,472	\$110,888	\$92,831
2030 MEDIAN PROJECTED	\$114,237	\$110,110	\$90,703
2025 AVERAGE	\$145,162	\$144,174	\$122,553
2030 AVERAGE PROJECTED	\$142,704	\$141,979	\$118,914

Data Source: ©2025, Sites USA





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